

CLIMATE PROTECTION MEASURES Implementation Progress Report March 2009

CLIMATE PROTECTION MEASURES

Background

- Carbon/GHG emissions reduction goal
20% below 1990 levels
- 2005 GHG Emissions Inventory (vs.1990)
35% increase in community emissions
18% decrease in municipal emissions
- Implementation plans for 7 new measures adopted
Stakeholder participation & feedback
- 6-month progress report
Partial implementation based on available funding



CLIMATE PROTECTION MEASURES

#1	Clean Vehicle Replacements for City Fleet
#2	Encourage Clean Vehicle Replacements for City-Contracted Fleets
#3	Business Energy Assessments
#4	Green Building Standards
#5	Energy Efficiency & Solar Conversions
#6	Smart Growth Around Trolley Stations
#7	Lawn Turf Conversion Program

CLIMATE PROTECTION MEASURES

Administration

- Monthly coordination meetings with City Manager
- Stakeholder outreach continues
Bilingual outreach flyers
Newspaper postings
Website updates
Public meetings/RCC
- Preparation of 2007 GHG Emissions Inventory
- New Local Government Reporting Protocols
ICLEI
Climate Registry
CARB



CLIMATE PROTECTION MEASURES

#1 High Efficiency/Alternative Fuel Replacement Vehicles for City Fleet

Require that 100% of the replacement vehicles purchased for the municipal fleet be high efficiency (hybrid) or alternative fuel vehicles (AFVs)



CLIMATE PROTECTION MEASURES

#1 High Efficiency/Alternative Fuel Replacement Vehicles for City Fleet

Status:

- 5 light-duty vehicles replaced this FY
1 Hybrid
- 14 total hybrids/AFVs in City's fleet
- 128 medium & heavy-duty vehicles (diesel) will be converted to biodiesel
Currently insufficient fuel storage capacity



CLIMATE PROTECTION MEASURES

#1 High Efficiency/Alternative Fuel Replacement Vehicles for City Fleet

Next Steps:

- Seek funding to install new fuel tanks at PWC
One 10,000-gallon tank (\$200,000)
- Included in Economic Stimulus Package submittal
- CIP funding for FY 2009/2010



CLIMATE PROTECTION MEASURES

#2 High Efficiency/Alternative Fuel Replacement Vehicles for City-Contracted Fleets

Encourage City-contracted fleet operators to adopt the use of high efficiency (hybrid) or alternative fuel vehicles (AFVs) by stipulating that 100% of replacement vehicle purchases should be alternative fuel or hybrid vehicles



CLIMATE PROTECTION MEASURES

#2 High Efficiency/Alternative Fuel Replacement Vehicles for City-Contracted Fleets

Status:

- 5 CNG buses added to Transit Fleet
90% of fleet converted
- Allied Waste to convert to biodiesel fleet
Within 2 months
New biodiesel company (New Leaf)
- Street Sweeping contract expires June '11
- Tow Truck contract expires June '11



CLIMATE PROTECTION MEASURES

#2 High Efficiency/Alternative Fuel Replacement Vehicles for City-Contracted Fleets

Next Steps:

- MTS approved 2 additional CNG buses for Transit Fleet in FY2009/2010
95% of fleet converted



CLIMATE PROTECTION MEASURES

#3 Business Energy Assessments

Encourage City of Chula Vista-licensed businesses to participate in an energy assessment of their physical premises every three years and upon change of ownership



CLIMATE PROTECTION MEASURES

#3 Business Energy Assessments

Status:

- New municipal ordinance passed
- No-cost assessment integrated into business licensing renewal process
4,500 eligible
58 participating (since 1/1/09)
- On-site assessments include:

Lighting	Envelope
HVAC	Appliances
Energy Bills	Water Use Efficiency



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#3 Business Energy Assessments

Next Steps:

- Track participant #'s & identified energy saving opportunities
- Assess a variety of marketing approaches
- Integrate into new Chula Vista CLEAN Business Certification program



CLIMATE PROTECTION MEASURES

#4 Green Building Standard

Adopt mandatory, citywide green building and energy efficiency standards that would apply to residential and non-residential projects



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#4 Green Building Standard

Original Components:

1. Early adoption of CA Green Building Standards Code (HCD Version)
2. Carbon savings benchmark equivalent to 15% above energy efficiency standards
3. Mitigation fee program option
4. Green awareness program
5. Update existing & establish new sustainable community design & regulatory provisions



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#4 Green Building Standard

Green Building Codes (HCD)

Status:

- Originally excluded indoor water conservation measures due to product unavailability
- Staff now proposes including measures
 - Products available
 - Regional water shortage



Next Steps:

- Present ordinance in April '09 (8/09 effective date)



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#4 Green Building Standard

Carbon Savings Benchmark

Status:

- Overly complicated compliance and enforcement
- CEC approval required (2-3 month review)
 - Unfamiliar with "carbon equivalent" approach
 - Cost effectiveness determination
- Staff proposes to wait for new 2008 Title 24 standards
 - Begin August 2009
 - 15-20% over current (2005) standards



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#4 Green Building Standard

Carbon Savings Benchmark

Next Steps:

- New CV standards will be a % over 2008 Title 24
- Consultant will finalize cost effectiveness analysis to help determine % threshold
 - 15% Low Rise Residential
 - 10% High Rise Residential/Non-Residential
- Alternative compliance method thru community design
 - Pounds/square foot of Carbon savings
- Present ordinance in April '09 (8/09 effective date)



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#4 Green Building Standard

Mitigation Fee Program

Status:

- Program component not feasible at this time
 - High administrative & inspection costs
 - Unpredictable fund availability
 - Additional non-core program
 - Not cost recoverable



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#4 Green Building Standard

Green Awareness Program

Status:

- Sustainable Community Outreach Program
SDG&E Partnership
- Sustainability Center
 - Permit Counter Desk
 - Website
 - On-line Reference Library



Next Steps:

- Additional training & outreach sessions



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#4 Green Building Standard

Community Design & Regulatory Provisions

Status:

- Community Sustainability Program
 - Initial AQIP Guidelines update underway
 - Future revisions in 4-6 months following technical evaluations
- Zoning and Design Guidelines
 - CVRP policy & building reference guides under review
 - SANDAG draft SG design guidelines under review



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#4 Green Building Standard

Community Design & Regulatory Provisions

Status:

- CVRP/NECSC Community Design Program
 - CVRP provides foundation for generating low-carbon site development standards & guidelines
 - Further evaluations needed
 - January CEC grant application narrowly missed funding
 - Reviewing NECSC grant proposal for re-submittal in April



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#4 Green Building Standard

Community Design & Regulatory Provisions

Next Steps:

- Present initial AQIP Guidelines update in April '09
- Present report on potential zoning standards & design guidelines for feedback in May '09
- Form Community Site Design Stakeholder Working Group (if CEC grant awarded)
 - 4-6 months to develop proposals



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#5 Energy Efficiency & Solar Conversion

Facilitate widespread installation of energy efficiency and solar energy systems on commercial, residential and municipal facilities by developing and implementing a solar & energy efficiency conversion program



CLIMATE PROTECTION MEASURES

#5 Energy Efficiency & Solar Conversion

Community Program

Status: "Home Upgrade – Carbon Downgrade"

- Working with CCSE & CEC to finalize program
Product Specs, Incentives, Energy Savings,
Min Warranty, Max Price, Contract Transparency
- Hosted an industry forum to receive feedback
- Additional meetings with vocational/educational
representatives
- Initial discussions with consultants & financing
entities



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#5 Energy Efficiency & Solar Conversion

Community Program

Next Steps:

- Continue program development
Continue financing structure
Build on local retail opportunities
Vocational integration
First phase options



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#5 Energy Efficiency & Solar Conversion

Municipal Building Codes

Status:

- Modified existing "Pre-Plumbing" code to provide
greater clarity and compliance
- Developed a new "Pre-Wiring" ordinance
- Both ordinances designed to foster & improve cost-
effectiveness of future solar energy installations
- Apply to all new residential units
- Council approved in January 2009



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#5 Energy Efficiency & Solar Conversion

Municipal Building Codes

Next Steps:

- Train permit counter staff & inspectors on new
regulations
- Update Policy Code Title 20 –
Provide Consumer Options
Encourage Market Development
Remove Structural & Policy Barriers



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#5 Energy Efficiency & Solar Conversion

Municipal Solar Energy Systems

Status:

- City currently has 75 kW of solar PV systems
Police HQ (35 kW)
Public Works Corp Yard (4 kW)
Nature Center (6 kW)
New Civic Center Building (30 kW)
- New solar hot water system recently installed at
Loma Verde Aquatic Center



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#5 Energy Efficiency & Solar Conversion

Municipal Solar Energy Systems

Next Steps:

- Staff working on RFP to install solar energy systems at
multiple municipal facilities
- Maximize "peak" generation for shortest payback period
- At least 20% & up to 100% renewable energy for City
facilities (City 2005 Policy)
- New solar hot water system at Parkway Aquatic Center
- Building efficiency & public lighting



CLIMATE PROTECTION MEASURES

#6 Smart Growth Around Trolley Stations

Facilitate "Smart Growth" around the H Street, E Street and Palomar Street Trolley Stations to foster mixed-use, walkable and transit-friendly redevelopment



CLIMATE PROTECTION MEASURES

#6 Smart Growth Around Trolley Stations

Original Components:

- UCSP Implementation- E Street TFA
- H Street Corridor Study
- Southwest Specific Plan(s)
- Regional Efforts- I-5 Corridor Study



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E Street Trolley Station – Chula Vista, CA



CLIMATE PROTECTION MEASURES

#6 Smart Growth Around Trolley Stations

Status:

- H St. 3-D SANDAG simulation at 75%; completion by March 2009
- H Street Corridor Study on hold pending future Council direction
- Series of Design Workshops being scheduled for southwest area between now & June 2009
Precursor to Specific Plan work
- I-5 Corridor Study commenced Jan 2009 (2-yr effort)



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#6 Smart Growth Around Trolley Stations

Next Steps:

- Continue discussions with MTS on joint planning for E St. TFA
SANDAG SGIP Grant application
- Await direction from CVRC and Council regarding H Street Corridor Study
- Complete H St. 3-D visual simulation- March 2009
- Conduct Southwest Design Workshops

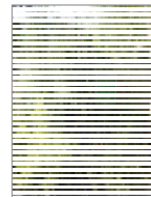
SANDAG SGIP Grant application for Palomar Gateway District Specific Plan



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#7 Turf Conversion Program

Coordinate with the Otay Water District, San Diego County Water Authority and the Sweetwater Authority to convert turf lawns to xeriscape or Water Smart landscaping



CLIMATE PROTECTION MEASURES

#7 Turf Conversion Program

NatureScape Outreach Program

Status:

- Continue to provide on-site assessments for wildlife-friendly & water-smart landscaping features
- Over 100 "certified" yards and gardens
- Bimonthly cleanups & workshops at demonstration garden
- Solicited new grant funding



CLIMATE PROTECTION MEASURES

#7 Turf Conversion Program

Community & Municipal Turf Conversion

Status:

- Full program implementation has not begun due to limited funding availability
- *Municipal* – initial facility audits pending
- *Community* – may be incorporated into #5 pilot
- Additional funding sources are being identified & solicited



CLIMATE PROTECTION MEASURES

#7 Turf Conversion Program

Update Municipal Regulations

Status:

- Staff has begun reviewing DWR Model Landscape Ordinance
- New ordinance establishes landscape design criteria
 - Maximum water allowance
- New development & major re-landscaping over 2,500 square feet



CLIMATE PROTECTION MEASURES

#7 Turf Conversion Program

Next Steps:

- Develop & distribute new NatureScape marketing pieces
- Update City's landscape ordinances to meet and possibly exceed state standard
- Initiate municipal turf conversions based on available funding
- Possibly incorporate community turf conversion opportunities into #5 pilot



CLIMATE PROTECTION MEASURES

Financing Strategy

- Full implementation costs
 - One Time - \$1,286,380
 - Annual - \$2,275,152
- Portfolio approach to financing measures
 - Timelines & limitations
 - Phased funding
 - Context of broader budget issues
- Funding sources (Table 1)



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Financing Strategy

1- 6 Months

- SDG&E Partnership "Bridge Funding"
 - Support measures #3,4 and 5
- Finalize Franchise Fee negotiations
 - Council & public input
 - Broader budget issues
- Finalize Master Fee Study
 - Council approval
 - Support measure #4
- Federal & State Grants
 - Economic Stimulus Package
 - Energy Efficiency & Conservation Block Grants



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Financing Strategy

6 - 18 Months

- Full SDG&E Partnership Funding
Support measures #3,4 & 5
- Continue pursuit of Local Fee Authority legislation
Coordination with local representatives & stakeholders
Council & public input
Supports all measures
- Produce public bond proposal
Council & public input
Voluntary, participant and consumer choice driven
Support measures #5 & 7



CLIMATE PROTECTION MEASURES

Financing Strategy

1.5 – 3 Years

- New Franchise Fee revenue redirected (phased)
Supports all measures' annual costs
- Local Fee Authority revenue begins
Supports all measures' annual costs
- Public bonds issued
Supports citywide solar, energy & water efficiency projects
- Federal & State grants
Use FF & LFA as match
Support measures' one-time costs

